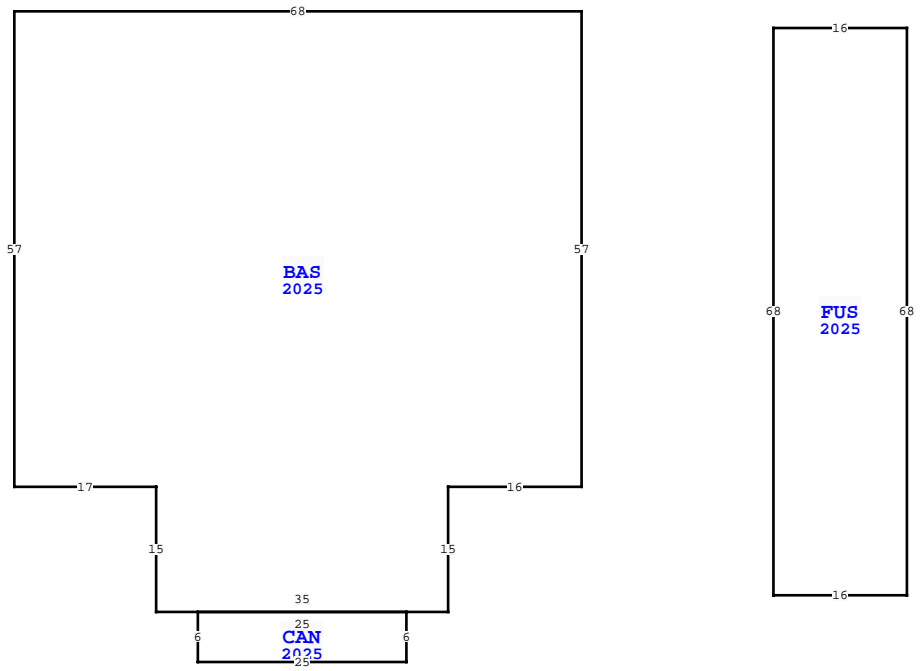


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LAM/VNLPK	100
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		26	100
Frame	02	WOOD FRAME	100
Story Height		10	100
RMS		19	100
Stories	1.5	1.5	100
Units		N/A	100
Condition Adj	03	03	100
Quality	07	07	
DOR CODE	1900 PROFESS SVC/BLD		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.080 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,401	100	2025
CAN	150	30	2025
FUS	1,088	100	2025
TOTALS	5,639		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	OFFICE MED	0%	- 2025								
Heated Area: 5489					HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			595,421
TOTAL MARKET OB/XF VALUE			25,620
TOTAL LAND VALUE - MARKET			84,511
TOTAL MARKET VALUE			705,552
SOH/AGL Deduction			0
ASSESSED VALUE			705,552
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			705,552
TOTAL JUST VALUE			705,552
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			693,479

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047187	New Commercial Co	825,000	05/10/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1523/2349	8/28/2024	WD	U	I	30	1,098,300

GRANTOR: TERRELL DAVID C JR APR
GRANTEE: TERRELL FAMILY PART
1458/1378 2/03/2022 WD Q V 01 66,000
GRANTOR: A TO Z ENTERPRISES LL
GRANTEE: TERRELL DAVID C JR A

EXTRA FEATURES																	
L	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	0	0	0	740.00	UT	3.00	3.00	100	2025	2024		100	2,220	
2	0260	PAVEMENT-A	0	0	0	0	11,700.00	UT	2.00	2.00	100	2025	2024		100	23,400	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=21,32] N57 E68 S57 W16 S15 W35 N15 W17 \$	
CAN=[YR=2025;ORIG=68,47] S6 W25 N6 E25 \$	
FUS=[YR=2025;ORIG=112,-23] E16 S68 W16 N68 \$	

LAND DESCRIPTION															TOTAL OB/XF										
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1910	C	MEDIC OFF	0			CI	0.00	0.00	60,365.00	SF		1.00	1.00	0.40	3.50	1.40	84,511							